

10/07/96 VACATION OF DRAINAGE/UTILITY  
- EASEMENT-COVENTRY AT CENTENNIAL LAKES -  
2ND ADDITION



**NOTICE OF COMPLETION OF PROCEEDINGS ON VACATION OF  
EASEMENT FOR UTILITY AND DRAINAGE  
PURPOSES IN THE CITY OF EDINA, HENNEPIN COUNTY, MINNESOTA**

City of Edina

NOTICE IS HEREBY GIVEN that the City Council of Edina, Hennepin County, Minnesota, on October 7, 1996 adopted a Resolution Vacating the Easement for Drainage and Utility Purposes after public hearing and notice thereof as required by law and after determining it to be in the best interest of the City and of the public that said easement vacation be made, which resolution ordered the vacation of the following described easement for utility and drainage purposes:

**THE COVENTRY AT CENTENNIAL LAKES AS SHOWN ON THE RECORDED PLAT THEREOF, DESCRIBED AS FOLLOWS:**

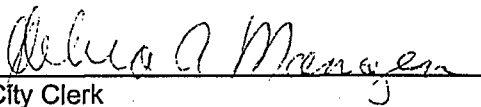
Commencing at the most easterly corner in the most northerly line of OUTLOT A, said THE COVENTRY AT CENTENNIAL LAKES 2ND ADDITION; thence on an assumed bearing of South 80 degrees, 11 minutes, 28 seconds West along the boundary between said OUTLOT A and said OUTLOT B for 8.20 feet to the actual point of beginning; thence continue South 80 degrees, 11 minutes 28 seconds west along said boundary for 74.99 feet; thence northerly for 4.81 feet along a nontangential curve concave to the west, radius 952.05 feet and central angle 00 degrees 17 minutes 21 seconds, the chord of said curve bears North 09 degrees 30 minutes 36 seconds West; thence North 83 degrees 04 minutes 56 seconds East for 54.41 feet; thence North 79 degrees 41 minutes 12 seconds East for 20.65 feet; thence southerly for 2.24 feet along a non-tangential curve concave to the west, radius 1027.04 feet and central angle 00 degrees 07 minutes 31 seconds, the chord of said curve bears South 09 degrees 27 minutes 37 seconds East, to the point of beginning.

Said vacation did not affect, and there was continued, reserved, and retained, by the said resolution ordering the vacation, the following existing easements and authority in, on and under the above vacated area:

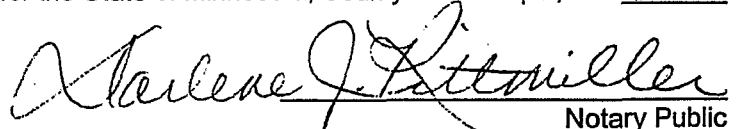
(a) The authority of Northern States Power Company, US West Communications, Paragon Cable Minnesota, or Minnegasco to enter upon the above vacated area for the maintenance, replacement, repair and removal of and for otherwise attending to, underground conduit, manholes, cables, wires and poles required for utility service now in, on or under the above vacated area.

The time of completion of proceedings and the effective date of said vacation is October 7, 1996.

BY ORDER OF THE CITY COUNCIL,  
CITY OF EDINA

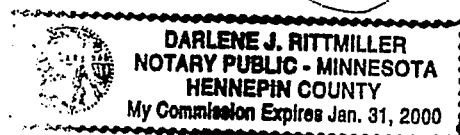
  
City Clerk

Signed and sworn to before me, a Notary Public in and for the State of Minnesota, County of Hennepin, this 8<sup>th</sup>  
day of October, 1996.

  
Notary Public

This document was drafted by:

City of Edina  
4801 West 50th Street  
Edina, MN 55424





## AFFIDAVIT OF PUBLICATION

STATE OF MINNESOTA)

ss.

COUNTY OF HENNEPIN)

Denis L. Mindak, being duly sworn on an oath says that he/she is the publisher or authorized agent and employee of the publisher of the newspaper known as Sun-Current, and has full knowledge of the facts which are stated below.

(A) The newspaper has complied with all of the requirements constituting qualification as a qualified newspaper, as provided by Minnesota Statue 331A.02, 331A.07, and other applicable laws, as amended.

(B) The printed Notice of Public Hearing

which is attached was cut from the columns of said newspaper, and was printed and published once each week, for one successive weeks; it was first published on Wednesday, the 2 day of October, 19 96 and was thereafter printed and published on every \_\_\_\_\_ to and including \_\_\_\_\_, the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_; and printed below is a copy of the lower case alphabet from A to Z, both inclusive, which is hereby acknowledged as being the size and kind of type used in the composition and publication of the notice:

abcdefghijklmnopqrstuvwxyz

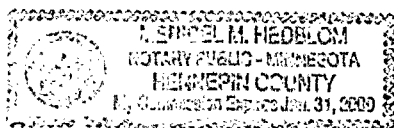
BY: Denis L. Mindak

TITLE: Publisher

Acknowledged before me on this

2 day of October, 19 96.

Meridel M. Hedblom  
Notary Public



### RATE INFORMATION

- |  |                         |
|--|-------------------------|
| (1) Lowest classified rate paid by commercial users for comparable space | \$ <u>2.15 per line</u> |
| (2) Maximum rate allowed by law for the above matter                     | \$ <u>5.95 per line</u> |
| (3) Rate actually charged for the above matter                           | \$ <u>1.09 per line</u> |

City of Edina

(Official Publication)

CITY OF EDINA

4801 WEST 50TH STREET

NOTICE OF PUBLIC HEARING

ON VACATION OF DRAINAGE AND UTILITY

EASEMENT IN THE CITY OF EDINA

HENNEPIN COUNTY, MINNESOTA

NOTICE IS HEREBY GIVEN that the City Council of the City of Edina, Hennepin County, Minnesota will meet at the Edina City Hall, 4801 West 50th Street on October 7, 1996, at 7:00 P.M. for the purpose of holding a public hearing on the proposed vacation of the following drainage and utility easements THE COVENTRY AT CENTENNIAL LAKES as shown on the recorded plat thereof, described as follows:

Commencing at the most easterly corner in the most northerly line of OUTLOT A, said THE COVENTRY AT CENTENNIAL LAKES 2ND ADDITION; thence on an assumed bearing of South 80 degrees 11 minutes 28 seconds West along the boundary between said OUTLOT A and said OUTLOT B for 8.20 feet to the actual point of beginning; thence continue South 80 degrees 11 minutes 28 seconds West along said boundary for 74.99 feet; thence northerly for 4.81 feet along a nontangential curve concave to the west, radius 952.05 feet and central angle 00 degrees 17 minutes 21 seconds, the chord of said curve bears North 09 degrees 30 minutes 36 seconds West; thence North 83 degrees 04 minutes 56 seconds East for 54.41 feet; thence North 79 degrees 41 minutes 12 seconds East for 20.65 feet; thence southerly for 2.24 feet along a non-tangential curve concave to the west, radius 1027.04 feet and central angle 00 degrees 07 minutes 31 seconds, the chord of said curve bears South 09 degrees 27 minutes 37 seconds East, to the point of beginning.

All persons who desire to be heard with respect to the question of whether or not the above proposed easement vacation is in the public interest and should be made shall be heard at said time and place. The Council shall consider the extent to which such proposed easement vacation affects existing easements within the area of the proposed vacation and the extent to which the vacation affects the authority of any person, lines, gas and sewer lines, or water pipes, mains and hydrants on or under the area of the proposed vacation, to continue maintaining the same or to enter upon such easement area or portion thereof vacated to maintain, repair replace, remove, or otherwise attend thereto, for the purpose of specifying, in any such vacation resolution, the extent to which any or all or any such easements, and such authority to maintain and to enter upon the area of the proposed vacation shall continue.

BY ORDER OF THE EDINA CITY COUNCIL

Debra A. Mangen

City Clerk

Dated: September 11, 1996

(October 2, 1996) D1\Drainage - ED

To Fran  
 Date 10/2 Time 3:55 ☐ AM ☐ PM

**WHILE YOU WERE OUT**  
 M Rick Pilon  
 of \_\_\_\_\_  
 Phone (\_\_\_\_) \_\_\_\_\_  
                     Area Code                      Number                      Extension

TELEPHONED	<input checked="" type="checkbox"/>	PLEASE CALL	<input type="checkbox"/>
CALLED TO SEE YOU	<input type="checkbox"/>	WILL CALL AGAIN	<input type="checkbox"/>
WANTS TO SEE YOU	<input type="checkbox"/>	URGENT	<input type="checkbox"/>

☐ RETURNED YOUR CALL

Message No problems -  
was mailed yesterday & we  
should have tomorrow - no  
gas main  
If we don't get in mail he  
will fax copy tomorrow  
 Operator \_\_\_\_\_



reorder 23-700

**Green Cycle**  
**RECYCLED PAPER**



## AFFIDAVIT OF PUBLICATION

STATE OF MINNESOTA)

SS.

COUNTY OF HENNEPIN)

Denis L. Mindak, being duly sworn on an oath says that he/she is the publisher or authorized agent and employee of the publisher of the newspaper known as Sun-Current, and has full knowledge of the facts which are stated below.

(A) The newspaper has complied with all of the requirements constituting qualification as a qualified newspaper, as provided by Minnesota Statute 331A.02, 331A.07, and other applicable laws, as amended.

(B) The printed Notice of Public Hearing

which is attached, was cut from the columns of said newspaper, and was printed and published once each week, for one successive weeks; it was first published on Wednesday, the 25 day of September, 1996, and was thereafter printed and published on every \_\_\_\_\_ to and including \_\_\_\_\_, the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_; and printed below is a copy of the lower case alphabet from A to Z, both inclusive, which is hereby acknowledged as being the size and kind of type used in the composition and publication of the notice:

abcdefghijklmnopqrstuvwxyz

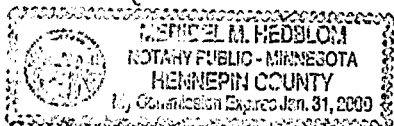
BY: Denis L. Mindak

TITLE: Publisher

Acknowledged before me on this

25 day of September, 1996.

Notary Public



### RATE INFORMATION

- |  |                         |
|--|-------------------------|
| (1) Lowest classified rate paid by commercial users for comparable space | \$ <u>2.15 per line</u> |
| (2) Maximum rate allowed by law for the above matter                     | \$ <u>5.95 per line</u> |
| (3) Rate actually charged for the above matter                           | \$ <u>1.09 per line</u> |

### City of Edina

(Official Publication)

CITY OF EDINA

4801 WEST 50TH STREET

NOTICE OF PUBLIC HEARING

ON VACATION OF DRAINAGE AND UTILITY  
EASEMENT IN THE CITY OF EDINA  
HENNEPIN COUNTY, MINNESOTA

NOTICE IS HEREBY GIVEN that the City Council of the City of Edina, Hennepin County, Minnesota will meet at the Edina City Hall, 4801 West 50th Street on October 7, 1996, at 7:00 P.M. for the purpose of holding a public hearing on the proposed vacation of the following drainage and utility easements THE COVENTRY AT CENTENNIAL LAKES as shown on the recorded plat thereof, described as follows:

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All persons who desire to be heard with respect to the question of whether or not the above proposed easement vacation is in the public interest and should be made shall be heard at said time and place. The Council shall consider the extent to which such proposed easement vacation affects existing easements within the area of the proposed vacation and the extent to which the vacation affects the authority of any person, lines, gas and sewer lines, or water pipes, mains and hydrants on or under the area of the proposed vacation, to continue maintaining the same or to enter upon such easement area or portion thereof vacated to maintain, repair, replace, remove, or otherwise attend thereto, for the purpose of specifying, in any such vacation resolution, the extent to which any or all of any such easements, and such authority to maintain and to enter upon the area of the proposed vacation shall continue.

BY ORDER OF THE EDINA CITY COUNCIL

Debra A. Mangen

City Clerk

Dated: September 11, 1996

(September 25, 1996) d1 coventry



CITY OF EDINA  
4801 W. 50TH STREET  
EDINA, MINNESOTA 55424

STREET AND/OR EASEMENT VACATION REVIEW

CITY ENGINEER by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

MINNEGASCO by Stanley B. Beyer ☒ Acceptable ☐ Opposed ☐ Conditional  
*The Country at Centennial Lakes*  
*10-1-96*

NSP by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

PARAGON CABLE by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

U.S. WEST by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

CONDITIONS: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_

LOCATION: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_

Please sign and return to indicate receipt of notice as. Thank you for your cooperation.  
Return to: City Clerk, City of Edina, 4801 W. 50th Street, Edina, MN 55424.



CITY OF EDINA  
4801 W. 50TH STREET  
EDINA, MINNESOTA 55424

STREET AND/OR EASEMENT VACATION REVIEW

CITY ENGINEER by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

MINNEGASCO by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

NSP by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

PARAGON CABLE by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

U.S. WEST by D.H. Perkins ☒ Acceptable ☐ Opposed ☐ Conditional

CONDITIONS: \_\_\_\_\_


\_\_\_\_\_

\_\_\_\_\_

LOCATION: \_\_\_\_\_

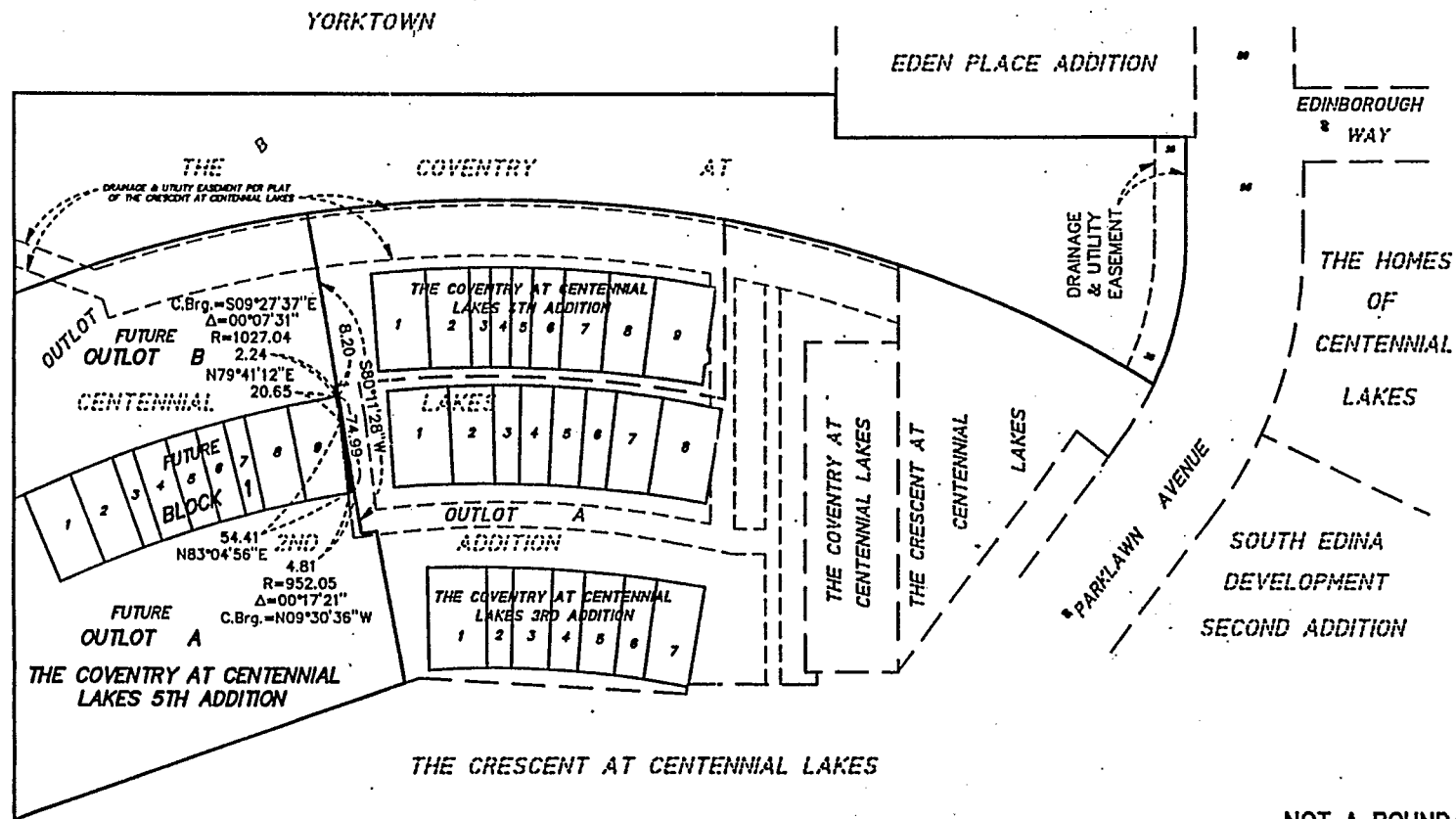
\_\_\_\_\_

\_\_\_\_\_


 Please sign and return to indicate receipt of notice as. Thank you for your cooperation.  
Return to: City Clerk, City of Edina, 4801 W. 50th Street, Edina, MN 55424.

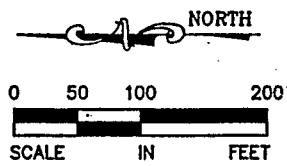
# EXHIBIT B

## EASEMENT VACATION EXHIBIT



NOT A BOUNDARY SURVEY

 DENOTES EASEMENT AREA TO BE VACATED



**B R W**

Foranther Square, 300 Third Street South, Sprio, MN 55010  
PLANNING • TRANSPORTATION • ENGINEERING • URBAN DESIGN

DATE OF PREPARATION: AUGUST 13, 1996

1811A03 C5-ESMVA.DWG BJY





CITY OF EDINA  
4801 W. 50TH STREET  
EDINA, MINNESOTA 55424

STREET AND/OR EASEMENT VACATION REVIEW

CITY ENGINEER by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

MINNEGASCO by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

NSP by Wayne Karlson ☐ Acceptable ☒ Opposed ☒ Conditional  
530-4-352

PARAGON CABLE by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

U.S. WEST by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

CONDITIONS: Developer providing NSP a designate  
location for power facilities for building

LOCATION: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Please sign and return to indicate receipt of notice as. Thank you for your cooperation.  
Return to: City Clerk, City of Edina, 4801 W. 50th Street, Edina, MN 55424.



City of Edina

September 20, 1996

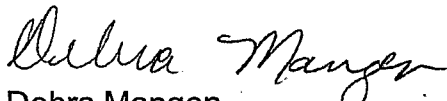
Stuart Fraser  
Community Relations Manager  
Northern States Power Company  
5309 West 70th Street  
Edina, MN 55435

RE: Easement Vacation

Dear Stuart:

I am sending copies of the public hearing notice, easement vacation exhibit and an Edina check off sheet for the above referenced vacation request received by my office. The City Council has scheduled the public hearing for this vacation on October 7, 1996. I would very much appreciate your response by Monday, September 30, 1996, if possible. This allows time for City staff to complete necessary work before the public hearing. If I may answer any questions regarding this matter or if you need any other documentation please feel free to contact me at your convenience.

Sincerely,

  
Debra Manger  
City Clerk

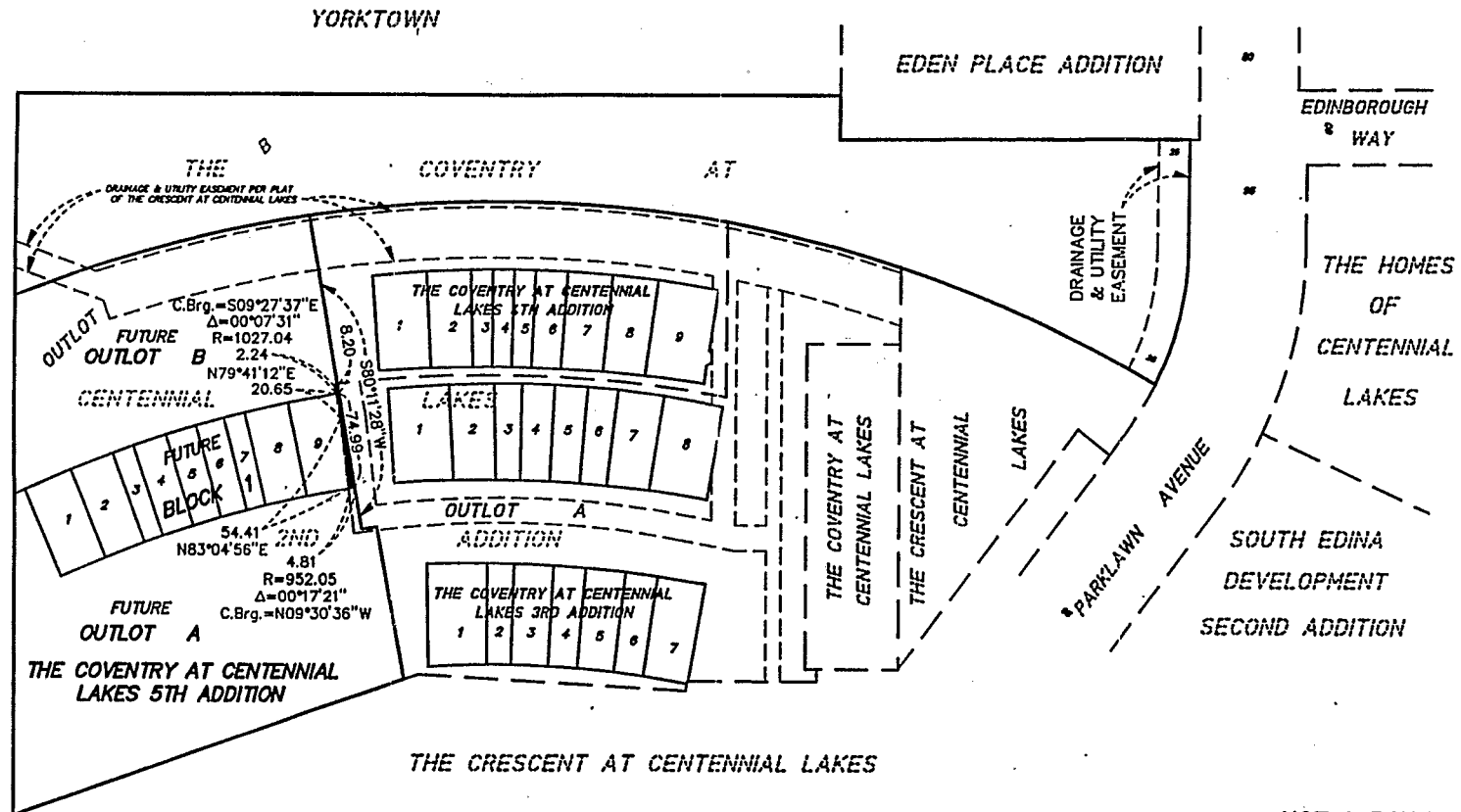
Enclosure

# PUBLIC RIGHT OF WAY VACATION APPLICATION

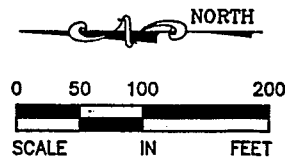
3800  
M.S. 412.851

# EXHIBIT B

## EASEMENT VACATION EXHIBIT



NOT A BOUNDARY SURVEY



■ DENOTES EASEMENT AREA TO BE VACATED

**B R W**

Thresher Square, 780 Third Street South, Uptown, MN 55415  
PLANNING • TRANSPORTATION • ENGINEERING • URBAN DESIGN

1811A03 C5-ESMVA.DWG BJJ

DATE OF PREPARATION: AUGUST 13, 1996

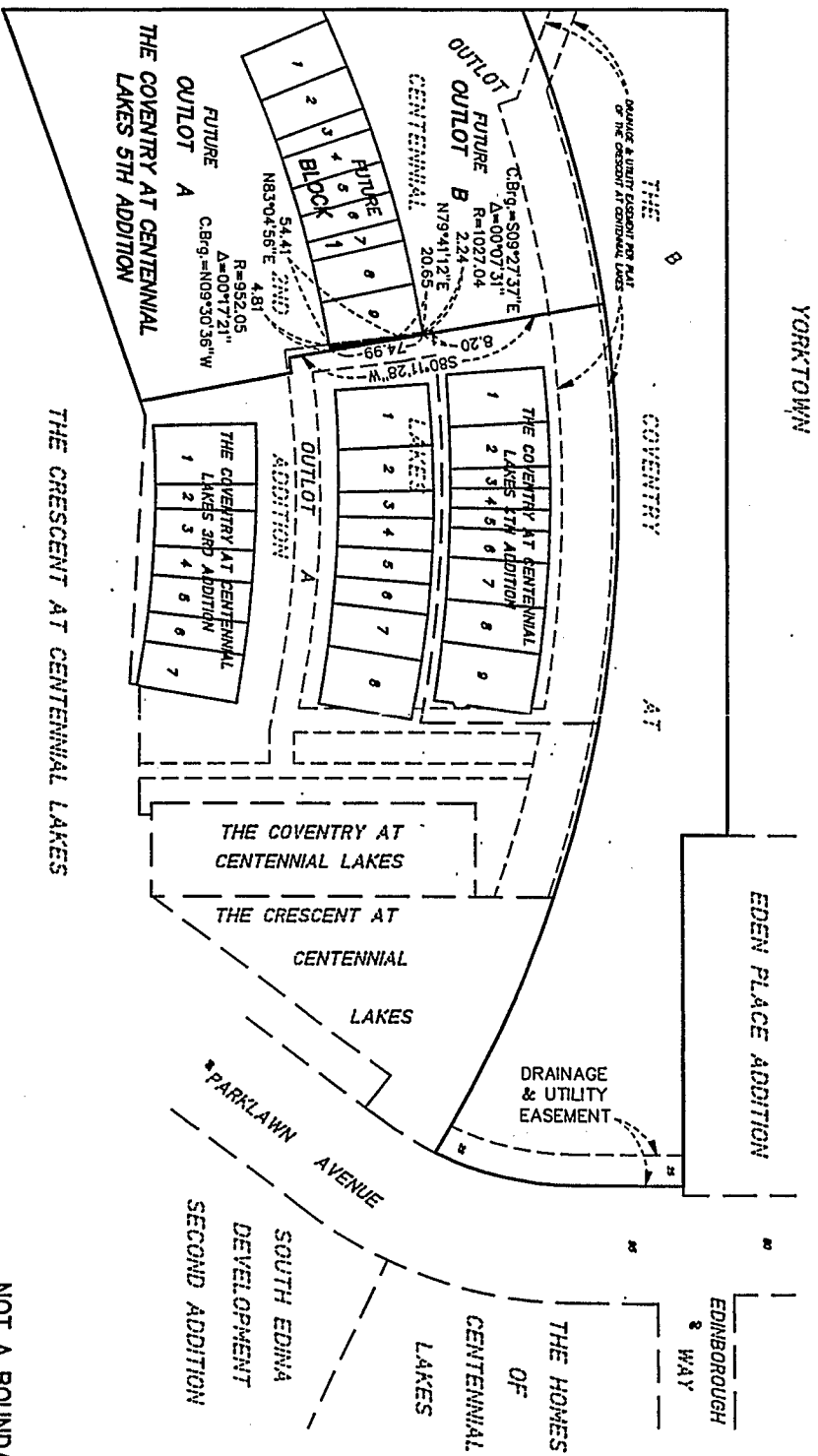
**To:** Bill Bernhjelm  
**From:** Deb Mangen  
**Subject:** Posting Notice Easement Vacation  
**Date:** September 19, 1996

## MEMORANDUM

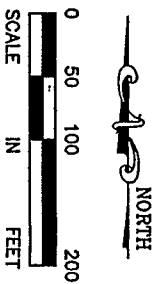
I am attaching three notices of a notice of public hearing regarding an easement vacation. Please have an officer post the notices by September 23, 1996, which meets statutory requirements.

I also need the attached certificate of posting completed by the posting office and returned to my office. Thanks for your assistance.

# EXHIBIT B EASEMENT VACATION EXHIBIT



■ DENOTES EASEMENT AREA  
TO BE VACATED



NOT A BOUNDARY SURVEY



PLANNING • TRANSPORTATION • ENGINEERING • URBAN DESIGN  
1811A03 C5-ESMVA.DWG BUY

DATE OF PREPARATION: AUGUST 13, 1996



August 13, 1996

Mr. Craig Larsen  
City Planner  
City of Edina  
4801 West 50th Street  
Edina, MN 55435

BRW INC.

**RE: REQUEST FOR VACATION OF  
PUBLIC DRAINAGE & UTILITY EASEMENTS  
THE COVENTRY AT CENTENNIAL LAKES**

Dear Mr. Larsen:

Attached herewith is a completed **PUBLIC RIGHT OF WAY VACATION APPLICATION** for The Coventry At Centennial Lakes. The applicant proposes to vacate a small portion of the Drainage & Utility Easement created by the plat of THE COVENTRY AT CENTENNIAL LAKES 2ND ADDITION. The area to be vacated is located within the lot envelope for the most southerly unit in the "Building VII" plat (proposed THE COVENTRY AT CENTENNIAL LAKES 5TH ADDITION) and is being completed so as to not encumber that lot with any public drainage and utility easement. Please be aware that no part of the proposed building itself will be located within the easement area to be vacated. The existing easement ( a portion of which is to be vacated ) is a strip twenty feet in width centered on watermain which loops around Buildings IV and V. Note that the area to be vacated varies from 2.2 feet in width to 4.8 feet in width and the easement width remaining after vacation is similar to that which was approved for the watermain in the earlier plats. Note also that this vacation request is consistent with the easement configurations which the City of Edina has previously approved for the most southerly unit in Building IV (LOT 8, BLOCK 1, THE COVENTRY AT CENTENNIAL LAKES 2ND ADDITION) and the most southerly unit in Building V (LOT 9, BLOCK 1, THE COVENTRY AT CENTENNIAL LAKES 4TH ADDITION). Note that the proposed Building VII plat, which has being submitted to the City under separate application, shows the easement configuration as it will result from this vacation. For obvious reasons we are requesting that the easement vacation proceedings run concurrently with the City's plat approval. Please feel free to contact me at 373-6465 with any questions.

Sincerely,

BRW, Inc.

Keith E. Dahl. L.S.

Attachment

cc: Peter Jarvis, Dennis Sutliff, File 1811 A 03

Planning  
Transportation  
Engineering  
Urban Design

Thresher Square  
700 Third Street So.  
Minneapolis,  
MN 55415  
612/370-0700  
Fax 612/370-1378

Denver  
Milwaukee  
Minneapolis  
Newark  
Orlando  
Phoenix  
Portland  
San Diego  
Seattle

STATE OF MINNESOTA )  
COUNTY OF HENNEPIN )SS  
CITY OF EDINA )

CERTIFICATE OF POSTING NOTICE

I, the undersigned duly appointed and acting CSO for the City of Edina, County of Hennepin, State of Minnesota, do hereby certify that I have on this date posted copies of the attached notice of: Notice of Public Hearing at each of the official City bulletin boards, located at conspicuous places within the City as follows:

- 1) City Hall, 4801 West 50th Street
- 2) Municipal Liquor Store, 50th and France Business Area
- 3) Centennial Lakes Park Centrum, 7499 France Avenue South

Dated 09/20/96 Signed Stendip E. Kohonen

Signed and sworn to before me, a Notary Public  
in and for Hennepin County, Minnesota, this

20<sup>th</sup> day of September, 1996

Nancy J. Karkhoff





# PUBLIC RIGHT OF WAY VACATION APPLICATION

3800  
M.S. 412.851

**CITY OF EDINA  
4801 WEST 50TH STREET  
NOTICE OF PUBLIC HEARING  
ON VACATION OF DRAINAGE AND UTILITY EASEMENT  
IN THE CITY OF EDINA  
HENNEPIN COUNTY, MINNESOTA**

NOTICE IS HEREBY GIVEN that the City Council of the City of Edina, Hennepin County, Minnesota will meet at the Edina City Hall, 4801 West 50th Street on October 7, 1996, at 7:00 P.M. for the purpose of holding a public hearing on the proposed vacation of the following drainage and utility easements **THE COVENTRY AT CENTENNIAL LAKES** as shown on the recorded plat thereof, described as follows:

Commencing at the most easterly corner in the most northerly line of **OUTLOT A**, said **THE COVENTRY AT CENTENNIAL LAKES 2ND ADDITION**; thence on an assumed bearing of South 80 degrees 11 minutes 28 seconds West along the boundary between said **OUTLOT A** and said **OUTLOT B** for 8.20 feet to the actual point of beginning; thence continue South 80 degrees 11 minutes 28 seconds West along said boundary for 74.99 feet; thence northerly for 4.81 feet along a non-tangential curve concave to the west, radius 952.05 feet and central angle 00 degrees 17 minutes 21 seconds, the chord of said curve bears North 09 degrees 30 minutes 36 seconds West; thence North 83 degrees 04 minutes 56 seconds East for 54.41 feet; thence North 79 degrees 41 minutes 12 seconds East for 20.65 feet; thence southerly for 2.24 feet along a non-tangential curve concave to the west, radius 1027.04 feet and central angle 00 degrees 07 minutes 31 seconds, the chord of said curve bears South 09 degrees 27 minutes 37 seconds East, to the point of beginning.

All persons who desire to be heard with respect to the question of whether or not the above proposed easement vacation is in the public interest and should be made shall be heard at said time and place. The Council shall consider the extent to which such proposed easement vacation affects existing easements within the area of the proposed vacation and the extent to which the vacation affects the authority of any person, lines, gas and sewer lines, or water pipes, mains and hydrants on or under the area of the proposed vacation, to continue maintaining the same or to enter upon such easement area or portion thereof vacated to maintain, repair replace, remove, or otherwise attend thereto, for the purpose of specifying, in any such vacation resolution, the extent to which any or all of any such easements, and such authority to maintain and to enter upon the area of the proposed vacation shall continue.

BY ORDER OF THE EDINA CITY COUNCIL  
Debra A. Mangen  
City Clerk

Dated: September 11, 1996



City of Edina

September 20, 1996

Darrell Perkins  
U.S. West Communications  
6244 Cedar Avenue South  
Richfield, MN 55423

RE: Easement Vacation

Dear Darrell:

I am sending copies of the public hearing notice, easement vacation exhibit and an Edina check off sheet for the above referenced vacation request received by my office. The City Council has scheduled the public hearing for this vacation on October 7, 1996. I would very much appreciate your response by Monday, September 30, 1996, if possible. This allows time for City staff to complete necessary work before the public hearing. If I may answer any questions regarding this matter or if you need any other documentation please feel free to contact me at your convenience.

Sincerely,

Debra Mangen  
City Clerk

Enclosures (3)



City of Edina

September 20, 1996

Stuart Fraser  
Community Relations Manager  
Northern States Power Company  
5309 West 70th Street  
Edina, MN 55435

RE: Easement Vacation

Dear Stuart:

I am sending copies of the public hearing notice, easement vacation exhibit and an Edina check off sheet for the above referenced vacation request received by my office. The City Council has scheduled the public hearing for this vacation on October 7, 1996. I would very much appreciate your response by Monday, September 30, 1996, if possible. This allows time for City staff to complete necessary work before the public hearing. If I may answer any questions regarding this matter or if you need any other documentation please feel free to contact me at your convenience.

Sincerely,

*Debra Mangen*  
Debra Mangen  
City Clerk

Enclosure



---

City of Edina

September 20, 1996

Steven Von Bargaen  
Minnegasco, Inc.  
P.O. Box 1165  
Minneapolis, MN 55440-1165

RE: Easement Vacation

Dear Steve:

I am sending copies of the public hearing notice, easement vacation exhibit and an Edina check off sheet for the above referenced vacation request received by my office. The City Council has scheduled the public hearing for this vacation on October 7, 1996. I would very much appreciate your response by Monday, September 30, 1996, if possible. This allows time for City staff to complete necessary work before the public hearing. If I may answer any questions regarding this matter or if you need any other documentation please feel free to contact me at your convenience.

Sincerely,

Debra Mangan  
City Clerk

Enclosures (3)

STATE OF MINNESOTA)  
COUNTY OF HENNEPIN) SS  
CITY OF EDINA )

CERTIFICATE OF MAILING NOTICE

I, the undersigned, being the duly qualified acting City Clerk of the City of Edina, Minnesota, hereby certify that on the following date September 20, 1996, acting on behalf of said City I deposited in the United States mail copies of the attached: Notice of Public Hearing - Utility Easement Vacation (Exhibit A) enclosed in sealed envelopes, with postage thereon duly prepaid, addressed to the persons at the addresses as shown on the mailing list (Exhibit B) attached to the original hereof, which list is on file in my office, said persons being those appearing on the records of the County Auditor as owners of the property listed opposite their respective names, as of 10 days prior to the date of the hearing; and that I also sent said notice to the following corporations at the indicated addresses whose property is exempt from taxation and is therefore not carried on the records of said County Auditor.

WITNESS my hand and seal of said City this.

  
\_\_\_\_\_  
Edina City Clerk

32-028-24-23-0296 ~  
Thomas Watkins  
915 Coventry Pl.  
Edina, MN 55435

32-028-24-23-0297  
Darlene Sarenpa  
913 Coventry Pl.  
Edina, MN 55435

32-028-24-23-0298  
Centennial Land Ltd/Part.  
5200 Wilson Rd. #109  
Edina, MN 55424

32-028-24-23-0299  
Centennial Land Ltd./Part.  
5200 Wilson Rd. #109  
Edina, MN 55424

32-028-24-23-0300  
Peter & Marie Mueller  
907 Coventry Pl.  
Edina, MN 55435

32-028-24-23-0301  
Centennial Land Ltd./Part.  
5200 Wilson Rd. #109  
Edina, MN 55424

32-028-24-23-0302  
Dale & Gail Showers  
903 Coventry Pl.  
Edina, MN 55435

32-028-24-23-0303  
Julianne Bye  
901 Coventry Pl.  
Edina, MN 55435



## AFFIDAVIT OF PUBLICATION

STATE OF MINNESOTA)

ss.

COUNTY OF HENNEPIN)

Denis L. Mindak, being duly sworn on an oath says that he/she is the publisher or authorized agent and employee of the publisher of the newspaper known as Sun-Current, and has full knowledge of the facts which are stated below.

(A) The newspaper has complied with all of the requirements constituting qualification as a qualified newspaper, as provided by Minnesota Statue 331A.02, 331A.07, and other applicable laws, as amended.

(B) The printed Notice of Public Hearing

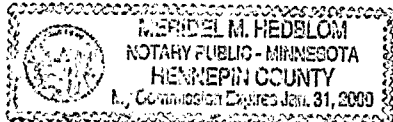
which is attached was cut from the columns of said newspaper, and was printed and published once each week, for one successive weeks; it was first published on Wednesday the 18 day of September, 1996, and was thereafter printed and published on every \_\_\_\_\_ to and including \_\_\_\_\_, the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_; and printed below is a copy of the lower case alphabet from A to Z, both inclusive, which is hereby acknowledged as being the size and kind of type used in the composition and publication of the notice:

abcdefghijklmnopqrstuvwxyz

BY: Denis L. Mindak  
TITLE: Publisher

Acknowledged before me on this  
18 day of September, 1996.

Meridel M. Hedblom  
Notary Public



### RATE INFORMATION

- |  |                         |
|--|-------------------------|
| (1) Lowest classified rate paid by commercial users for comparable space | \$ <u>2.15 per line</u> |
| (2) Maximum rate allowed by law for the above matter                     | \$ <u>5.95 per line</u> |
| (3) Rate actually charged for the above matter                           | \$ <u>1.09 per line</u> |

### City of Edina

(Official Publication)

CITY OF EDINA

4801 WEST 50TH STREET

NOTICE OF PUBLIC HEARING

ON VACATION OF DRAINAGE

AND UTILITY EASEMENT

IN THE CITY OF EDINA

HENNEPIN COUNTY, MINNESOTA

NOTICE IS HEREBY GIVEN that the City Council of the City of Edina, Hennepin County, Minnesota will meet at the Edina City Hall, 4801 West 50th Street on October 7, 1996, at 7:00 P.M. for the purpose of holding a public hearing on the proposed vacation of the following drainage and utility easements THE COVENTRY AT CENTENNIAL LAKES as shown on the recorded plat thereof, described as follows:

Commencing at the most easterly corner in the most northerly line of OUTLOT A, said THE COVENTRY AT CENTENNIAL LAKES 2ND ADDITION; thence on an assumed bearing of South 80 degrees 11 minutes 28 seconds West along said boundary for 74.99 feet; thence northerly for 4.81 feet along a non-tangential curve concave to the west, radius 952.05 feet and central angle 00 degrees 17 minutes 21 seconds, the chord of said curve bears North 09 degrees 30 minutes 36 seconds West; thence North 83 degrees 04 minutes 56 seconds East for 54.41 feet; thence North 79 degrees 41 minutes 12 seconds East for 20.65 feet; thence southerly for 2.24 feet along a non-tangential curve concave to the west, radius 1027.04 feet and central angle 00 degrees 07 minutes 31 seconds, the chord of said curve bears South 09 degrees 27 minutes 37 seconds East, to the point of beginning.

All persons who desire to be heard with respect to the question of whether or not the above proposed easement vacation is in the public interest and should be made shall be heard at said time and place. The Council shall consider the extent to which such proposed easement vacation affects existing easements within the area of the proposed vacation and the extent to which the vacation affects the authority of any person, lines, gas and sewer lines, or water pipes, mains and hydrants on or under the area of the proposed vacation, to continue maintaining the same or to enter upon such easement area or portion thereof vacated to maintain, repair replace, remove, or otherwise attend thereto, for the purpose of specifying, in any such vacation resolution, the extent to which any or all of any such easements, and such authority to maintain and to enter upon the area of the proposed vacation shall continue.

BY ORDER OF THE EDINA CITY COUNCIL

Debra A. Mangan

City Clerk

Dated: September 11, 1996

(Sept. 18, 1996)D1/Easement





CITY OF EDINA  
4801 W. 50TH STREET  
EDINA, MINNESOTA 55424

STREET AND/OR EASEMENT VACATION REVIEW

CITY ENGINEER by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

MINNEGASCO by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

NSP by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

PARAGON CABLE by *[Signature]* ☒ Acceptable ☐ Opposed ☐ Conditional  
9-30-96

U.S. WEST by \_\_\_\_\_ ☐ Acceptable ☐ Opposed ☐ Conditional

CONDITIONS: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_

LOCATION: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_

Please sign and return to indicate receipt of notice as. Thank you for your cooperation.  
Return to: City Clerk, City of Edina, 4801 W. 50th Street, Edina, MN 55424.

# PUBLIC RIGHT OF WAY VACATION APPLICATION

3800  
M.S. 412.851

**CITY OF EDINA  
4801 WEST 50TH STREET  
NOTICE OF PUBLIC HEARING  
ON VACATION OF DRAINAGE AND UTILITY EASEMENT  
IN THE CITY OF EDINA  
HENNEPIN COUNTY, MINNESOTA**

NOTICE IS HEREBY GIVEN that the City Council of the City of Edina, Hennepin County, Minnesota will meet at the Edina City Hall, 4801 West 50th Street on October 7, 1996, at 7:00 P.M. for the purpose of holding a public hearing on the proposed vacation of the following drainage and utility easements **THE COVENTRY AT CENTENNIAL LAKES** as shown on the recorded plat thereof, described as follows:

Commencing at the most easterly corner in the most northerly line of **OUTLOT A**, said **THE COVENTRY AT CENTENNIAL LAKES 2ND ADDITION**; thence on an assumed bearing of South 80 degrees 11 minutes 28 seconds West along the boundary between said **OUTLOT A** and said **OUTLOT B** for 8.20 feet to the actual point of beginning; thence continue South 80 degrees 11 minutes 28 seconds West along said boundary for 74.99 feet; thence northerly for 4.81 feet along a non-tangential curve concave to the west, radius 952.05 feet and central angle 00 degrees 17 minutes 21 seconds, the chord of said curve bears North 09 degrees 30 minutes 36 seconds West; thence North 83 degrees 04 minutes 56 seconds East for 54.41 feet; thence North 79 degrees 41 minutes 12 seconds East for 20.65 feet; thence southerly for 2.24 feet along a non-tangential curve concave to the west, radius 1027.04 feet and central angle 00 degrees 07 minutes 31 seconds, the chord of said curve bears South 09 degrees 27 minutes 37 seconds East, to the point of beginning.

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BY ORDER OF THE EDINA CITY COUNCIL  
Debra A. Mangen  
City Clerk

Dated: September 11, 1996